

RESOLUTION NO. 1246

**A RESOLUTION ADOPTING PROPERTY EXCHANGE TO FACILITATE
REALIGNMENT OF WILSONVILLE ROAD.**

WHEREAS, the City of Wilsonville acquired jurisdiction over all of Wilsonville Road No. 30013 under Order No. 84-791 of the Board of County Commissioners of Clackamas County dated June 21, 1984, attached hereto as Exhibit A; and

WHEREAS, a portion of that road known as Market Road Number 12, a description of which is attached hereto as Exhibit B, has been used continuously for public travel before June 1984 and continuously thereafter; and

WHEREAS, the 1981 Comprehensive Plan, first adopted by Resolution No. 144 on July 7, 1980, and amended and adopted by Ordinance No. 209 on May 3, 1982, identified street improvements on Map I, Master Street System and Functional Classification, including the conceptual realignment of S-curves on the Wilsonville Road arterial at Stafford Rd.; and

WHEREAS, the Master Street System and Functional Classification was reiterated in the revised Comprehensive Plan amended and adopted by Ordinance No. 318, November 7, 1988; and

WHEREAS, after public hearing and comment, the City Council adopted Ordinance No. 384 on May 20, 1991, adopting facts and findings in the Transportation Master Plan, which designated the realignment of the S-curves in Wilsonville Road at Stafford Road; and

WHEREAS, Ordinance No. 394, adopted February 2, 1992, amended the Comprehensive Plan map to include land adjacent to the road realignment that had been annexed by the City and adopted Planning Commission report 91PC45, including a finding that "dedication of right of way is necessary for the reconfiguration and future development of Wilsonville Road" and directing that the dedication should occur at the time an engineered final alignment is confirmed by the City"; and

WHEREAS, the Final Order of the Portland Metropolitan Area Local Government Boundary Commission dated May 21, 1991 approving annexation of property through which the realigned Wilsonville Road will run was based on findings that the Master Street

System and Function Classification Map in the Wilsonville Comprehensive Plan provided conceptually that Wilsonville Road is to be realigned; and

WHEREAS, the Clackamas County Plan also provides for realignment of Wilsonville Road; and

WHEREAS, Landover Corporation, the property owner of all parcels through which the realignment runs, has agreed to dedicate those portions necessary for the right-of-way; and

WHEREAS, the City now confirms an engineered final alignment of a part of Wilsonville Road as shown on Exhibit C; and

WHEREAS, ORS 271.310 authorizes this City to exchange all or any part of their interest in property to a private individual for property of equal or superior useful value for public use; and

WHEREAS, it is expedient, cost-saving, and in the public interest to approve a single transfer of property; and

WHEREAS, transfer of the above described Exhibit B (a 1.535 acre tract of land) to Landover Corporation for Exhibit C (a 2.043 acre tract of land) to the City of Wilsonville for right-of-way, is an exchange of property of equal or superior useful value for a public purpose.

NOW, THEREFORE, THE CITY OF WILSONVILLE RESOLVES AS FOLLOWS:

1. Based on the above recitals and findings, the City of Wilsonville adopts the following property exchange:

(a) The transfer to the Landover Corporation of any right, title and interest held by the City of Wilsonville in the old portion of Wilsonville Road, a tract containing 1.525 acres as described in Exhibit B, attached hereto and incorporated herein, in exchange for:

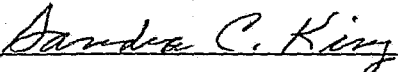
(b) The City's acceptance from the Landover Corporation of a tract of land totaling 2.043 acres for a new Wilsonville Road right-of-way, as described in Exhibit C, attached hereto and incorporated herein.

ADOPTED the City Council of the City of Wilsonville at a regular meeting thereon on the 5th day of February, 1996, and filed with the Wilsonville City Recorder this same day.



GERALD A. KRUMMEL, Mayor

ATTEST:



Sandra C. King, City Recorder

SUMMARY OF VOTES:

Mayor Krummel	Yes
Councilor Hawkins	Absent
Councilor Leahy	Yes
Councilor Leo	Yes
Councilor Lehan	Yes

DEED OF PROPERTY
Grantor - Corporation

Approved By D.M.S

UK

BENCHMARK LAND COMPANY - LANDOVER L.L.C.

KNOW ALL MEN BY THESE PRESENTS, that - LANDOVER CORPORATION -

hereinafter referred to as "GRANTOR" does hereby dedicate, grant, transfer and convey to the CITY OF WILSONVILLE and its assigns for the use of the public as public way, street and road, forever, certain real property described as follows, to-wit:

SEE "EXHIBIT 1" Legal Description, and "EXHIBIT 2" Locational Map, attached hereto and incorporated by reference as if fully set forth herein.

TO HAVE AND TO HOLD the above described and dedicated premises unto the City of Wilsonville for the Public forever for the uses and purposes herein above mentioned; provided, however, in the event said premises are not used or cease to be used for public purpose, the premises shall revert to the GRANTOR.

The true consideration for the dedication of property is in exchange for other property of equal or superior value.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

IN WITNESS WHEREOF, the undersigned GRANTOR has executed this easement, this 23rd day of JAN, 19 96.

GRANTOR(s): BENCHMARK LAND COMPANY - LANDOVER L.L.C. UK
LANDOVER CORPORATION
(Name of Corporation)
L.L.C.

Greg A. Hemstreet
(Name of Duly Authorized Representative)
Greg A. Hemstreet, Member

Mark P. Rockwell
-Title- Mark P. Rockwell, President
Pacific Santa Fe Corporation,
Member

After recording, return to:
CITY RECORDER, CITY OF WILSONVILLE
30000 SW Town Center Loop E.
Wilsonville OR 97070

STATE OF OREGON)
County of Washington) ss

On this 24 day of January, 1996, before me, a notary public in and for said County and State, personally appeared Greg A. Hemstreet and Mark P. Rockwell known to me to be the person whose name subscribed to the within instrument and acknowledged that they executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I have hereunder set my hand and official seal on the day and year above written.



Elaine D. Martin
NOTARY PUBLIC FOR OREGON
My Commission Expires: 10/24/99

APPROVED AS TO FORM

this 1 day of February, 1996

Michael E. Kohlhoff
Michael E. Kohlhoff, City Attorney
City of Wilsonville, Oregon

APPROVED AS TO LEGAL DESCRIPTION

this 1st day of FEBRUARY, 1996.

Mike Stone
Mike Stone, P.E., City Engineer
City of Wilsonville, Oregon

ACCEPTED on behalf of the City of Wilsonville, Oregon

this 5th day of FEBRUARY, 1996.

Gerald A. Krummel
Gerald A. Krummel, Mayor

ATTESTED TO:

Sandra C. King
Sandra C. King, City Recorder

2/5/96
Date:



W&H PACIFIC
 8405 S.W. Nimbus Avenue
 Beaverton, OR 97008-7120

EXHIBIT I

LEGAL DESCRIPTION FOR WILSONVILLE ROAD RIGHT-OF-WAY DEDICATION

A TRACT OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 13, TOWNSHIP 3 SOUTH, RANGE 1 WEST OF THE WILLAMETTE MERIDIAN AND IN THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 3 SOUTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN AND LOCATED IN THE CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON; SAID TRACT DESCRIBED SPECIFICALLY AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE EAST LINE OF SAID SECTION 13 WITH THE SOUTH RIGHT-OF-WAY LINE OF ADVANCE ROAD, ALSO KNOWN AS COUNTY ROAD NUMBER X-24, SAID SOUTH RIGHT-OF-WAY LINE BEING 20.00 FEET FROM THE CENTERLINE THEREOF, MEASURED PERPENDICULAR THERETO, SAID POINT OF BEGINNING BEARING SOUTH 00°11'43" EAST, 20.00 FEET FROM THE NORTHEAST CORNER OF SAID SECTION 13;

THENCE, FROM SAID POINT OF BEGINNING, SOUTH 89°39'43" EAST, ALONG SAID SOUTH RIGHT-OF-WAY LINE OF ADVANCE ROAD, 79.15 FEET;

THENCE, SOUTH 00°20'17" WEST, 10.00 FEET TO A POINT WHICH IS 30.00 FEET FROM THE CENTERLINE OF ADVANCE ROAD, MEASURED PERPENDICULAR THERETO, SAID POINT BEING A POINT OF NON-TANGENT CURVATURE;

THENCE, ALONG THE ARC OF A 44.50 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY, THE LAST DESCRIBED COURSE BEING RADIAL THERETO, THE CENTRAL ANGLE OF WHICH IS 88°21'47", THE LONG CHORD OF WHICH BEARS SOUTH 46°09'23" WEST, 62.03 FEET, AN ARC DISTANCE OF 68.63 FEET TO A POINT OF REVERSE CURVATURE;

THENCE, ALONG THE ARC OF A 1,150.00 FOOT RADIUS CURVE, CONCAVE WESTERLY, THE CENTRAL ANGLE OF WHICH IS 33°26'12", THE LONG CHORD OF WHICH BEARS SOUTH 18°41'36" WEST, 661.63 FEET, AN ARC DISTANCE OF 671.12 FEET;

THENCE, NON-TANGENT TO THE LAST DESCRIBED COURSE, SOUTH 36°24'56" WEST, 90.93 FEET TO A POINT OF NON-TANGENT CURVATURE, THE RADIAL CENTER OF WHICH BEARS NORTH 50°03'43" WEST, 1,152.00 FEET;

THENCE, ALONG THE ARC OF A 1,152.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY, THE CENTRAL ANGLE OF WHICH IS 00°36'51", THE LONG CHORD OF WHICH BEARS SOUTH 40°14'42" WEST, 12.35 FEET, AN ARC DISTANCE OF 12.35 FEET TO A POINT OF REVERSE CURVATURE;

THENCE, ALONG THE ARC OF A 1,078.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY, THE CENTRAL ANGLE OF WHICH IS 10°52'01", THE LONG CHORD OF WHICH BEARS SOUTH 35°07'07" WEST, 204.15 FEET, AN ARC DISTANCE OF 204.46 FEET;

THENCE, RADIAL TO THE LAST DESCRIBED COURSE NORTH 60°18'53" WEST, 2.00 FEET TO A POINT OF NON-TANGENT CURVATURE, THE RADIAL CENTER OF WHICH BEARS SOUTH 60°18'53" EAST, 1,080.00 FEET;

THENCE, ALONG THE ARC OF A 1,080.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY, THE CENTRAL ANGLE OF WHICH IS 05°57'36", THE LONG CHORD OF WHICH BEARS SOUTH 26°42'19" WEST, 112.29 FEET, AN ARC DISTANCE OF 112.35 FEET TO A POINT OF TANGENCY;

THENCE, SOUTH 23°43'31" WEST, 162.03 FEET TO THE WEST LINE OF THAT TRACT OF LAND CONVEYED TO JAMES WHITMORE BY DEED RECORDED, APRIL 13, 1875, IN BOOK K, PAGE 514, CLACKAMAS COUNTY DEED RECORDS;

THENCE, NORTH 00°11'43" WEST, ALONG THE WEST LINE OF SAID WHITMORE TRACT, 172.64 FEET TO A POINT REFERRED TO HENCEFORTH AS POINT "A";

THENCE, NORTH 23°43'31" EAST, 4.22 FEET TO A POINT OF CURVATURE;

THENCE, ALONG THE ARC OF A 1,150.00 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY, THE CENTRAL ANGLE OF WHICH IS 15°44'12", THE LONG CHORD OF WHICH BEARS NORTH 31°35'37" EAST, 314.86 FEET, AN ARC DISTANCE OF 315.86 FEET TO A POINT OF TANGENCY;

THENCE, NORTH 39°27'43" EAST, 53.05 FEET;

THENCE, NORTH 31°03'37" EAST, 39.24 FEET TO A POINT OF NON-TANGENT CURVATURE, THE RADIAL CENTER OF WHICH BEARS NORTH 53°10'26" WEST, 1,075.00 FEET;

THENCE, ALONG THE ARC OF A 1,075.00 FOOT RADIUS CURVE, CONCAVE NORTHWESTERLY, THE CENTRAL ANGLE OF WHICH IS 14°37'25", THE LONG CHORD OF WHICH BEARS NORTH 29°30'52" EAST, 273.63 FEET, AN ARC DISTANCE OF 274.37 FEET;

THENCE, RADIAL TO THE LAST DESCRIBED COURSE, SOUTH 67°47'51" EAST, 5.00 FEET TO A POINT OF NON-TANGENT CURVATURE, THE RADIAL CENTER OF WHICH BEARS NORTH 67°47'51" WEST, 1,080.00 FEET;

THENCE, ALONG THE ARC OF A 1,080.00 FOOT RADIUS CURVE, CONCAVE WESTERLY, THE CENTRAL ANGLE OF WHICH IS 19°35'10", THE LONG CHORD OF WHICH BEARS NORTH 12°24'34" EAST, 367.40 FEET, AN ARC DISTANCE OF 369.19 FEET TO A POINT OF COMPOUND CURVATURE;

THENCE, ALONG THE ARC OF A 40.00 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY, THE CENTRAL ANGLE OF WHICH IS 92°49'28", THE LONG CHORD OF WHICH BEARS NORTH 43°47'45" WEST, 57.95 FEET, AN ARC DISTANCE OF 64.80 FEET TO A POINT WHICH IS 41.00 FEET FROM THE CENTERLINE OF BOECKMAN ROAD, ALSO KNOWN AS COUNTY ROAD NUMBER 80, MEASURED PERPENDICULAR THERETO;

THENCE, RADIAL TO THE LAST DESCRIBED COURSE, NORTH 00°12'29" WEST, 11.00 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF BOECKMAN ROAD, SAID RIGHT-OF-WAY LINE BEING 30.00 FEET FROM THE CENTERLINE THEREOF, MEASURED PERPENDICULAR THERETO;

THENCE, NORTH 89°47'31" EAST, ALONG SAID SOUTH RIGHT-OF-WAY LINE OF BOECKMAN ROAD, 76.26 FEET TO THE EAST LINE OF SAID SECTION 13;

THENCE, NORTH 00°11'43" WEST, ALONG THE EAST LINE OF SAID SECTION 13, A DISTANCE OF 10.00 FEET TO THE POINT OF BEGINNING.

ALSO, BEGINNING AT A POINT ON THE WEST RIGHT-OF-WAY LINE OF WILSONVILLE ROAD, ALSO KNOWN AS MARKET ROAD NUMBER 12, WHICH IS ALSO KNOWN AS COUNTY ROAD NUMBER 1208, SAID WEST RIGHT-OF-WAY LINE BEING 30.00 FEET FROM THE CENTERLINE THEREOF, MEASURED PERPENDICULAR THERETO, SAID POINT OF BEGINNING BEARING SOUTH 23°43'31" WEST, 176.73 FEET FROM THE ABOVE MENTIONED POINT "A", SAID POINT OF BEGINNING BEING A POINT OF CURVATURE, THE RADIAL CENTER OF WHICH BEARS NORTH 77°36'24" WEST, 256.48 FEET;

THENCE, FROM SAID POINT OF BEGINNING, ALONG SAID WEST RIGHT-OF-WAY LINE OF WILSONVILLE ROAD, ALONG THE ARC OF A 256.48 FOOT RADIUS CURVE; CONCAVE WESTERLY, THE CENTRAL ANGLE OF WHICH IS 11°19'55", THE LONG CHORD OF WHICH BEARS SOUTH 18°03'33" WEST, 50.64 FEET, AN ARC DISTANCE OF 50.73 FEET TO A POINT OF TANGENCY;

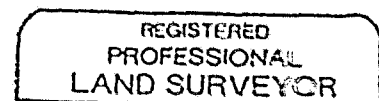
THENCE, SOUTH 23°43'31" WEST, ALONG SAID WEST RIGHT-OF-WAY LINE OF WILSONVILLE ROAD, 120.02 FEET TO THE NORTHEAST LINE OF THAT TRACT OF LAND CONVEYED TO LOUIS H. BRUCK AND ELLEN R. BRUCK BY DEED RECORDED JUNE 20, 1950, IN BOOK 432, PAGE 532, SAID DEED RECORDS, AND BEING THE FIRST TRACT OF LAND DESCRIBED IN SAID DEED;

THENCE, NORTH 35°11'25" WEST, ALONG THE NORTHEAST LINE OF SAID BRUCK TRACT, 5.84 FEET TO A POINT WHICH IS 35.00 FEET FROM THE CENTERLINE OF SAID WILSONVILLE ROAD, MEASURED PERPENDICULAR THERETO;

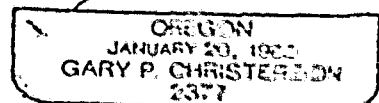
THENCE, NORTH 23°43'31" EAST, 167.40 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED TRACTS CONTAIN 2.043 ACRES.

FILE: 4-1445-0403\PLM\WILSR.LEG
September 28, 1995



Gary P. Christerson



Renewal 12-2-95

BOECKMAN ROAD
(COUNTY ROAD NO. 80)

NORTHEAST CORNER
OF SECTION 13.

ADVANCE ROAD
(COUNTY ROAD NO. X-24)

N 89°47'31" E

S 89°39'43" E

30'

20.00'

7

30' 13'

18'

76.26'

79.15'

N 00°12'29" W
11.00'

S 00°20'17" W
10.00'

POINT OF BEGINNING

EXHIBIT 2

$\Delta = 92^{\circ}49'28''$
R = 40.00'
L = 64.80'
LC = N 43°47'45" W,
57.95'

$\Delta = 88^{\circ}21'47''$
R = 44.50'
L = 68.63'
LC = S 46°09'23" W,
62.05'

$\Delta = 19^{\circ}35'10''$
R = 1080.00'
L = 369.19'
LC = N 12°24'34" E,
367.40'

PROPOSED WILSONVILLE ROAD
RIGHT-OF-WAY DEDICATION

S 67°47'51" E
5.00'

$\Delta = 33^{\circ}26'12''$
R = 1150.00'
L = 671.12'
LC = S 18°41'36" W,
661.63'

$\Delta = 14^{\circ}37'25''$
R = 1075.00'
L = 274.37'
LC = N 29°30'52" E,
273.63'

N 31°03'37" E
39.24'

EAST LINE OF SECTION 13

N 39°27'43" E
55.05'

75'

$\Delta = 00^{\circ}36'51''$
R = 1152.00'
L = 12.35'
LC = S 40°14'42" W,
12.35'

SCALE: 1" = 100'

TOTAL AREA OF TRACTS
TO BE DEDICATED IS
2.043 ACRES

MATCH ON SHEET 2

14455-42 (SPL. 10/18/04)



PACIFIC

8405 S.W. NIMBUS AVENUE

PROPOSED WILSONVILLE ROAD
RIGHT-OF-WAY DEDICATION
IN THE NORTHEAST QUARTER OF SECTION 13
TOWNSHIP 3 SOUTH, RANGE 1 WEST OF THE WILLAMETTE MERIDIAN

DATE: 10/18/04
BY: [Signature]

DEED OF PROPERTY
Grantor - Corporation

KNOW ALL MEN BY THESE PRESENTS, that CITY OF WILSONVILLE a
municipal corporation,

Benchmark Land Co - Landover L.L.C.
hereinafter referred to as "GRANTOR" does hereby dedicate, grant, transfer and convey to
LANDOVER CORPORATION and its assigns all of Grantor's right, title and interest in certain
real property described as follows, to-wit:

SEE "EXHIBIT 1" Legal Description, and "EXHIBIT 2" Locational Map, attached
hereto and incorporated by reference as if fully set forth herein.

TO HAVE AND TO HOLD the above described and dedicated premises unto the City of
Wilsonville for the Public forever for the uses and purposes herein above mentioned; provided,
however, in the event said premises are not used or cease to be used for public purpose, the
premises shall revert to the GRANTOR.

The true consideration for the dedication of property is in exchange for other property of equal or
superior value.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN
VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR
ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD
CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY
APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST
PRACTICES AS DEFINED IN ORS 30.930.

IN WITNESS WHEREOF, the undersigned GRANTOR has executed this easement, this 5th
day of FEBRUARY, 19 96.

GRANTOR(s):

CITY OF WILSONVILLE, a municipal corporation.
(Name of Corporation)

David A. Krenzel
(Name of Duly Authorized Representative)

Mayor
Title

After recording, return to:
CITY RECORDER, CITY OF WILSONVILLE
30000 SW Town Center Loop E.
Wilsonville OR 97070

STATE OF OREGON)
County of) ss

On this 5 day of FEBRUARY, 19 96, before me, a notary public in and for said County and State, personally appeared GERALD A. KRUMMEL, MAYOR known to me to be the person whose name subscribed to the within instrument and acknowledged that HE executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I have hereunder set my hand and official seal on the day and year above written.



Sandra C. King
NOTARY PUBLIC FOR OREGON
My Commission Expires: 5/8/99

APPROVED AS TO FORM
this 13 day of February, 1996.
Michael E. Kohlhoff
Michael E. Kohlhoff, City Attorney
City of Wilsonville, Oregon

APPROVED AS TO LEGAL DESCRIPTION
this 5th day of FEBRUARY 1996
Mike Stone
Mike Stone, P.E., City Engineer
City of Wilsonville, Oregon

ACCEPTED on behalf of the City of Wilsonville, Oregon
this 5th day of FEBRUARY, 19 96
Gerald A. Krummel
Gerald A. Krummel, Mayor

ATTESTED TO:
Sandra C. King
Sandra C. King, City Recorder

2/5/96
Date:



W&H PACIFIC

8405 S.W. Nimbus Avenue
Beaverton, OR 97008-7120

EXHIBIT 1

LEGAL DESCRIPTION FOR VACATION OF A PORTION OF WILSONVILLE ROAD

A TRACT OF LAND BEING A PORTION OF WILSONVILLE ROAD, KNOWN AS MARKET ROAD NUMBER 12, ALSO KNOWN AS COUNTY ROAD NUMBER 1208, SAID PORTION BEING LOCATED IN THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 13, TOWNSHIP 3 SOUTH, RANGE 1 WEST OF THE WILLAMETTE MERIDIAN AND LOCATED IN THE CITY OF WILSONVILLE, CLACKAMAS COUNTY, OREGON, SAID PORTION BEING DESCRIBED SPECIFICALLY AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF BOECKMAN ROAD, ALSO KNOWN AS COUNTY ROAD NUMBER 80, SAID SOUTH RIGHT-OF-WAY LINE BEING 30.00 FEET FROM THE CENTER LINE THEREOF, MEASURED PERPENDICULAR THERETO, SAID POINT OF BEGINNING BEARING SOUTH 89°47'31" WEST, ALONG THE NORTH LINE OF SAID SECTION 13, WHICH IS ALSO THE CENTER LINE OF SAID BOECKMAN ROAD, 294.36 FEET AND SOUTH 00°12'29" EAST, 30.00 FEET FROM THE NORTHEAST CORNER OF SAID SECTION 13, SAID POINT OF BEGINNING BEING AT A POINT OF CURVATURE, THE RADIAL CENTER OF WHICH BEARS SOUTH 00°12'29" EAST, 160.99 FEET;

THENCE, FROM SAID POINT OF BEGINNING, ALONG THE ARC OF A 160.99 FOOT RADIUS CURVE, CONCAVE SOUTHEAST, THE CENTRAL ANGLE OF WHICH IS 88°14'53", THE LONG CHORD OF WHICH BEARS SOUTH 45°40'05" WEST, 224.16 FEET, AN ARC DISTANCE OF 247.95 FEET TO A POINT OF TANGENCY;

THENCE, SOUTH 01°32'38" WEST, 842.54 FEET;

THENCE, SOUTH 23°43'31" WEST, 171.07 FEET TO A POINT OF NON-TANGENT CURVATURE, THE RADIAL CENTER OF WHICH BEARS NORTH 77°36'24" WEST, 256.48 FEET;

THENCE, ALONG THE ARC OF A 256.48 FOOT RADIUS CURVE, CONCAVE WESTERLY, THE CENTRAL ANGLE OF WHICH IS 10°50'58", THE LONG CHORD OF WHICH BEARS NORTH 06°58'07" EAST, 48.49 FEET, AN ARC DISTANCE OF 48.57 FEET TO A POINT OF TANGENCY;

THENCE, NORTH 01°32'38" EAST, 952.67 FEET TO A POINT OF CURVATURE;

THENCE, ALONG THE ARC OF A 220.99 FOOT RADIUS CURVE, CONCAVE SOUTHEASTERLY, THE CENTRAL ANGLE OF WHICH IS 45°00'29", THE LONG CHORD OF WHICH BEARS NORTH 24°02'52" EAST, 169.16 FEET, AN ARC DISTANCE OF 173.59 FEET TO SAID SOUTH RIGHT-OF-WAY LINE OF BOECKMAN ROAD;

THENCE, NON-TANGENT TO THE LAST DESCRIBED COURSE, NORTH 89°47'31" EAST, 151.39 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED TRACT CONTAINS 1.525 ACRES.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Gary P. Christerson

OREGON
JANUARY 20, 1989
GARY P. CHRISTERSON
2377

Renewal: 12-31-95

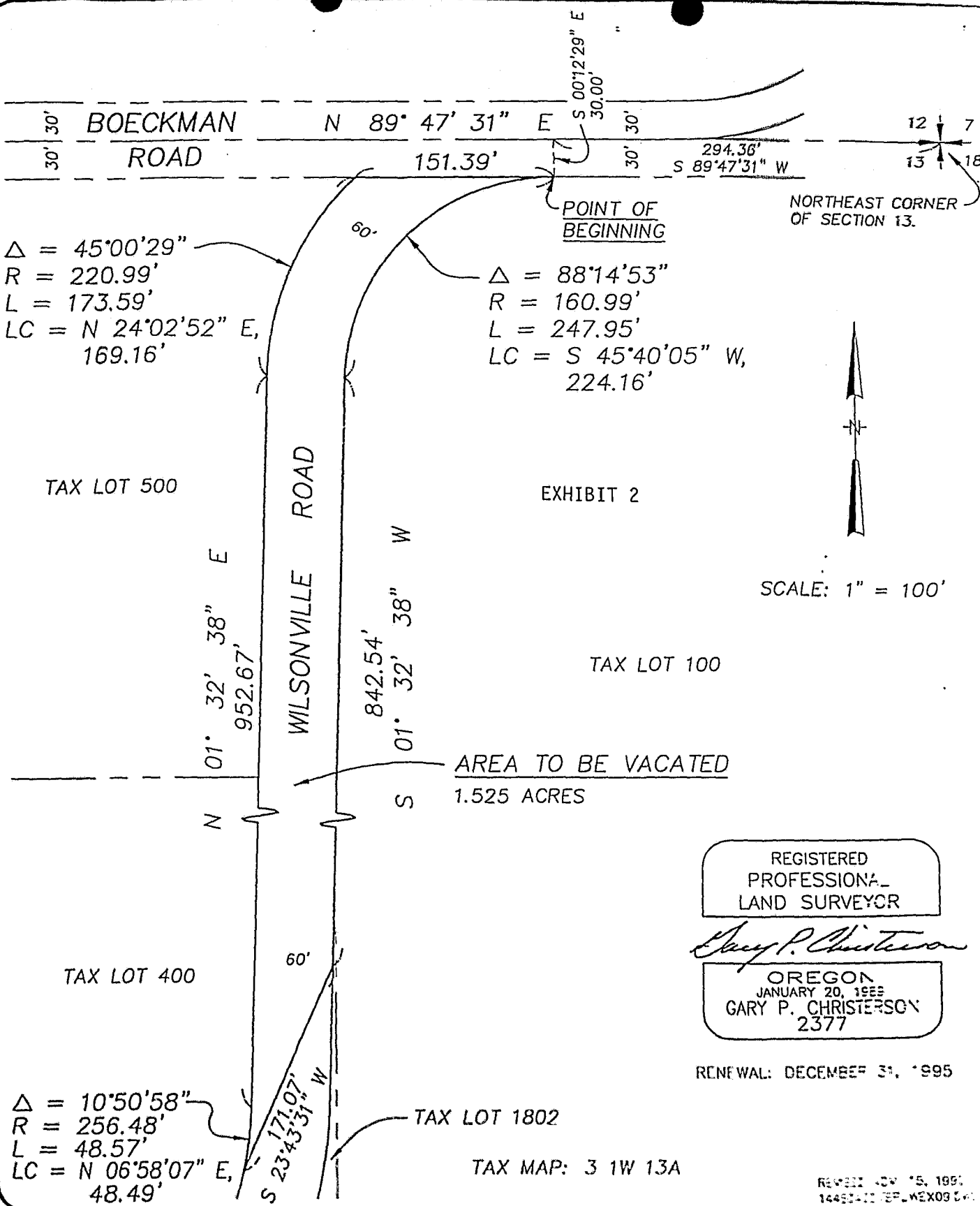


EXHIBIT 2

REGISTERED
 PROFESSIONAL
 LAND SURVEYOR

Gary P. Christerson

OREGON
 JANUARY 20, 1993
 GARY P. CHRISTERSON
 2377

RENEWAL: DECEMBER 31, 1995

TAX MAP: 3 1W 13A

REVISION NOV 15, 1991
 14491-12 REP. WEX08 C.W.

W&H PACIFIC
 8405 S.W. NIMBUS AVENUE
 BEAVERTON, OREGON 97008

PROPOSED VACATION OF RIGHT-OF-WAY
 IN THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 13,
 TOWNSHIP 3 SOUTH, RANGE 1 WEST OF THE WILLAMETTE MERIDIAN
 IN THE CITY OF WILSONVILLE, CLATSOP COUNTY, OREGON

200
10
FEBRUARY 6, 1990
1